



REGULAR AGENDA OF THE CITY COUNCIL AND THE COUNCIL SITTING AS THE REDEVELOPMENT AGENCY BOARD

**CLOSED SESSION MEETING
BEGINS AT 3:00 P.M. IN THE
STUDY SESSION ROOM FIRST FLOOR
68-700 Avenida Lalo Guerrero
Cathedral City, CA 92234**

WEDNESDAY, AUGUST 9TH, 2006

**Closed Session – 3:00 P.M. followed by Study Session at
Approximately 5:00 P.M.
Regular Meeting - 6:30 P.M.**

(Or As Soon Thereafter as the Meeting May be Commenced)

Copies of each current agenda will be available in the City Hall Lobby Thursday afternoon prior to the scheduled Council meeting. A copy of the complete agenda book is also available for public review in the City Hall Lobby on that same schedule. If you have any additional questions or need further information on any of the following items, please contact the Deputy City Clerk at 770-0322 between the hours of 7:00 a.m. and 6:00 p.m. Monday through Thursday. PLEASE REMEMBER THAT CITY HALL IS CLOSED EVERY FRIDAY.

Americans with Disabilities Act: In compliance with the ADA, if you need special assistance to participate in a City meeting or other services offered by this City, please contact the City Clerk's Office at (760)-770-0385. Assisted listening devices are available at this meeting. Ask the City Clerk if you desire to use this device. Notification of at least 48 hours prior to the meeting or time when services are needed will assist City staff in assuring that reasonable arrangement can be made to provide accessibility to the meeting or service.

Note: Staff reports are available for inspection at the Office of the City Clerk, during regular business hours 7:00 a.m., to 6:00 p.m., Monday – Thursday.

CALL TO ORDER

- a) Roll call of City Council/RDA/Downtown Foundation Board Member(s)
- b) Action to excuse absent City Council/RDA Member(s)

PUBLIC COMMENTS

During this part of the meeting, the public is invited to address the City Council with respect to any matter that is on this closed session agenda and offer public comment by stepping to the lectern and giving his/her name and City of residence for the record. Unless additional time is authorized by the City Council, **remarks on agenda items shall be limited to three minutes.**

In response to any public comment on an item or matter which **has not been placed on this Agenda** pursuant to Government Code Section 54954.2, members of the City Council and/or the Redevelopment Agency Board may only: **1)** briefly respond to statements made or questions posed by the public; **2)** ask a question for clarification; **3)** make a brief report on his or her own activities; **4)** provide a reference to staff or other resources for factual information; **5)** request staff to report back to the City Council at a subsequent meeting concerning any matter raised by the public; or, **6)** take action to direct staff to place a matter of business on a future Agenda. (California Government Code Section 54954).

c) The City Council will now adjourn to closed session.

Following the Closed Session meeting, the council will convene to the Council Chambers on the third floor for the Study Session and Regular Meeting.

CLOSED SESSION AGENDA

1.	CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Jan Davison)	
	Property Location:	Northerly of East Palm Canyon Drive bounded by Cathedral Canyon Drive to the west, Avenida Lalo Guerrero to the north and Monty Hall Drive to the east and that certain real property located southerly of East Palm Canyon Drive, bounded by Van Fleet to the East, B Street to the South and Cathedral Canyon Drive Avenue to the west excluding therefrom that certain property bounded by A Street to the north, West Buddy Rogers Avenue to the east, B Street to the south and Cathedral Canyon Drive to the west
	Negotiating Parties	Cathedral City Redevelopment Agency and Tri-Millennium Cathedral City LLC.
	Property Owner:	Cathedral City Redevelopment Agency
	Under Negotiation:	Property Negotiations.

2.	CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Jan Davison)	
	Property Location:	Northwest corner of Landau and Vista Chino APN# 677-214-038
	Negotiating Parties	City of Cathedral City, Sol Wynar and MDI West
	Property Owner:	Sol Wynar
	Under Negotiation:	Property Negotiations

3.	CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Jan Davison)	
	Property Location:	APN# 677-140-010, 011, 012 013 and 017
	Negotiating Parties	Redevelopment Agency and Southern California Housing
	Property Owner:	Sam Stickles/Southern California Housing
	Under Negotiation:	Property Negotiations

4.	CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Jan Davison)	
	Property Location:	APN# 677-410-009 & 677-33-100
	Negotiating Parties	Redevelopment Agency and Southern California Housing
	Property Owner:	Cathedral City Redevelopment Agency
	Under Negotiation:	Property Disposition

5.	CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Jan Davison)	
	Property Location:	30600 San Diego Drive APN# 677-332-003,
	Negotiating Parties	Redevelopment Agency and Michael L. Gonzales
	Property Owner:	Michael L. Gonzales
	Under Negotiation:	Property Acquisition

6.	CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Jan Davison)	
	Property Location:	27135 Shadow Crest Lane APN# 677-081-058
	Negotiating Parties	Cathedral City Redevelopment Agency
	Property Owner:	City of Cathedral City
	Under Negotiation:	Property Disposition

7.	CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Jan Davison)	
	Property Location:	68577 C Street APN# 687-215-011
	Negotiating Parties	Cathedral City Redevelopment Agency
	Property Owner:	Cathedral City Redevelopment Agency
	Under Negotiation:	Property Disposition

8.	CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Jan Davison)	
	Property Location:	Area bounded by North Cathedral Wash, Date Palm Drive, East Palm Canyon, and Monty Hall.
	Negotiating Parties	Redevelopment Agency and Cathedral City Town Center Venture
	Property Owner:	Cathedral City Redevelopment Agency
	Under Negotiation:	Property Disposition

9.	CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Jan Davison)	
	Property Location:	APN# 687-471-004
	Negotiating Parties	Cathedral City Redevelopment Agency and Alibaba Farzaneh
	Property Owner:	Cathedral City Redevelopment Agency
	Under Negotiation:	Property Disposition

10.	CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Jan Davison)	
	Property Location:	69010 East Palm Canyon Drive APN# 674-500-006
	Negotiating Parties	City of Cathedral City and Michael Harris
	Property Owner:	USA BIA
	Under Negotiation:	Property Negotiations

11.	CONFERENCE WITH LEGAL COUNSEL REGARDING SIGNIFICANT EXPOSURE TO LITIGATION pursuant to Government Code Section 54956.9. (b)	
	No. Potential Cases:	1

12.	CONFERENCE WITH LEGAL COUNSEL REGARDING INITIATION OF LITIGATION pursuant to Government Code Section 54956.9. (c)	
	No. Potential Cases:	3

13.	CONFERENCE WITH LEGAL COUNSEL REGARDING EXISTING LITIGATION pursuant to Government Code Section 54956.9. (a)	
	Case Name:	City of Cathedral City v. Sharon Stephens, an individual; Jeanine Stephens, an individual; and Does 1 through 100, inclusive
	Case No.	Superior Court – County of Riverside, Case No. INC048805

14.	CONFERENCE WITH LABOR NEGOTIATOR pursuant to Government Code Section 54957.6	
	Agency Negotiator	Donald Bradley, City Manager
	Represented Employees	1) Cathedral City Police Officers Association (CCPOA) 2) American Federation of State, County and Municipal Employees. (AFSCME) 3) Cathedral City Fire Management Association (CCFMA) 4) Cathedral City Professional Fire Association (CCPFA)

STUDY SESSION AGENDA

INVOCATION

FLAG SALUTE

STUDY SESSION (Normally, no action is taken on Study Session items; however, the City Council does reserve the right to give specific policy direction and to take specific action as necessary.)

Presentations will be limited to 10 minutes unless other provisions are made in advance.

1. Discussion of Cathedral City Mountains Conservancy Board and related matters. (Mayor DeRosa)
2. Presentation of quarterly reports for the following organizations:
 - Cathedral City Senior Center
 - Cathedral City Boys and Girls Club
 - Cathedral City Chamber of Commerce
3. Date Palm/I-10 Interchange status report. (Bill Bayne)
4. City Council/Staff reports and inquires of new or ongoing projects.

REGULAR MEETING AGENDA

CALL TO ORDER

CLOSED SESSION ANNOUNCEMENTS

PUBLIC COMMENTS

During this part of the meeting, the public is invited to address the City Council, and/or the Redevelopment Agency on any matter **not on the Agenda** or any item on the **Consent Agenda** by stepping to the lectern and giving his/her name and City of residence for the record. Unless additional time is authorized by the City Council, **remarks on agenda items shall be limited to three minutes. If you wish to speak on an agenda item, please wait to be recognized under that item.**

In response to any public comment on an item or matter which **has not been placed on this Agenda** pursuant to Government Code Section 54954.2, members of the City Council and/or the Redevelopment Agency Board may only: **1)** briefly respond to statements made or

questions posed by the public; **2)** ask a question for clarification; **3)** make a brief report on his or her own activities; **4)** provide a reference to staff or other resources for factual information; **5)** request staff to report back to the City Council at a subsequent meeting concerning any matter raised by the public; or, **6)** take action to direct staff to place a matter of business on a future Agenda. (California Government Code Section 54954).

AGENDA FINALIZATION

At this time, the City Council and/or the Redevelopment Agency Board may announce any items being pulled from the Agenda or continued to another date.

Urgency Items (“Added Starters”): The Brown Act permits the City Council to take action on any item that does not appear on the agenda only if 2/3 of the City Council (if all are present) or all members of the Council (if less than all are present) determine there is a need to take immediate action on the item and that the need to take immediate action came to the City Council’s attention after the posting of the agenda.

COUNCIL COMMENTS. Council Member comment’s on items not on the agenda.

NAME	COMMITTEE ASSIGNMENT(S)
Mayor Kathleen J. DeRosa	Palm Springs Desert Resorts Convention Cathedral City Senior Center Cathedral City Chamber of Commerce CVAG- Executive Committee CVAG Energy & Environmental Resources League of California Cities-Riverside County Division Executive Board League of California Cities-Transportation and Communication
Mayor Pro Tem Greg Pettis	CVAG Transportation Committee Riverside County Transportation Commission SCAG-Regional Council SCAG-Transportation & Communication SCAG- Administration Committee SCAG- Good Movement Task Force SCAG- Southwest Compact Task Force Salton Sea Authority National League of Cities-Steering Committee, Human Development Policy Committee Colorado River Regional Water Quality Control Board- Board Member
Council Member Bud England	Sunline Transit Agency Coachella Valley Animal Campus Committee Palm Springs Unified School District Subcommittee
Council Member Paul Marchand	CVAG-Human & Community Resources Coachella Valley Mountains Conservancy Board SCAG- Energy & Environment Coachella Valley Mosquito & Vector Control District Executive Board Santa Rosa & San Jacinto Mountains National Monument Advisory Committee

Council Member Chuck Vasquez	CVAG- Public Safety Palm Springs Unified School District Subcommittee Cathedral City Boys & Girls Club Coachella Valley Association of Governments- Valleywide Homeless Task Force
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MINUTES

Approval of minutes from the regularly scheduled City Council/RDA Board meeting held on Wednesday, July 12th, 2006.

CONSENT AGENDA

1. Approve demands in the aggregate amount of \$6,192,420 for the month of June, 2006.
2. Approve demands in the aggregate amount of \$9,725,171 for the month of July, 2006.
3. Approval of service provider agreement with the Riverside County Flood Control Water Conservation District.
4. Adopt resolution of the City Council for the City of Cathedral City, approving the transfer of certain real property to the Redevelopment Agency.
5. Authorize the purchase replacement equipment for the public works and Parks Maintenance Division in an amount not to exceed \$29,000.
6. Authorize the purchase of landscape equipment for the public works and Parks Maintenance Division in an amount not to exceed \$75,000.
7. Approval of annual maintenance contract to maintain audio, control and display system in the Council Chamber.
8. Authorization to allocate funds towards the exterior renovation of the Cathedral City Library in an amount not to exceed \$97,000.
9. Approval of Memorandum of Understanding (MOU) concerning the Coachella Valley Multi Species Habitat Conservation Plan/Natural Community Conservation Plan and the future conservation of the Coachella Valley Fringe-Toed Lizard.
10. Request for consideration of amendment to the Joint Powers Agreement of the Coachella Valley Conservation Commission.
11. Approval of Redevelopment Agency resolution, approving the Housing Replacement Plan for the "B" and "C" Street Project in Project Area No. 1.
12. Approve endorsement of Proposition 84, the Safe Drinking Water, Water Quality and Supply, Flood Control, River and Coastal Protection Bond Act of 2006.

PUBLIC HEARINGS

13. Approval of Tentative Parcel Map 34763: Located on the west side of Date Palm Drive between 30th Avenue and McCallum Way (APN# 678-160-018). A Proposal to subdivide an 18.71 acre parcel into a 1.15 acre parcel and a designated remainder.

14. Approval of Conditional Use Permit No. 06-006: west side of Date Palm Drive between 30th Avenue and McCallum Way (APN# 678-160-018). A Proposal to allow a 1.718 square foot drive-thru restaurant with a drive-in Canopy structure in the Planned Community Commercial (PCC) District.

LEGISLATIVE ACTION(S)

15. Adoption of proposed ordinance of the City Council for the City of Cathedral City, allowing for a tax measure to be placed on the November 7th, general municipal election. **(SECOND READING)**
16. Adoption of proposed resolution of the City Council for the City of Cathedral City, authorizing the formation of a Finance Oversight Committee Should the ¾% sales tax ballot measure pass in November, 2006.
17. Receive the funding subcommittee recommendations for applications Received from non-profits 501 (c) 3 corporations.
18. Approval of agreement between the City of Cathedral City and the Desert Water Agency (DWA) to construct sewer, street and water line improvements for Dream Homes Assessment District No. 2004-01.
19. Approval of agreement between the City and the American Youth Soccer Organization (AYSO) for maintenance and operations of proposed Soccer Park.
20. Approval of Memorandum of Understanding (MOU) with Cathedral City Town Centre Venture.
21. Approval of special use permit No. 06-032: a request for a special event (El Grito) in the Town Square on September, 17th, 2006 and a request to waive All fees, deposits, and reimbursements for services.
22. Approval of Final Tract Map No. 20976-1 and subdivision agreement: 30th Avenue, west of Landau, adjoining the Cimarron golf course. Cathedral Group Ltd., Subdivider.
23. Receive Marketing Committee recommendations regarding the Octoberfest Event as it relates to the City's 25th year Anniversary Celebration.

COUNCIL REPORTS ON CITIZEN INQUIRIES AND CONCERNS.

ADJOURNMENT

The next regularly scheduled meeting of the City Council/Redevelopment Agency Board will be adjourned to WEDNESDAY, AUGUST 23RD, 2006.

This Agenda is also available for viewing on the City's Web Site. The Web Site address is www.cathedralcity.gov.

DECLARATION OF POSTING

I, Daryl Betancur, CMC, Deputy City Clerk for the City of Cathedral City and Assistant Secretary to the Redevelopment Agency Board for the City of Cathedral City, Assistant Secretary to the Downtown Foundation and Public Financing Authority Boards, ***do hereby certify***, under penalty of perjury under the laws of the State of California, that the foregoing notice for this City Council meeting was hand delivered and faxed to each member of the City Council for the City of Cathedral City; posted on the bulletin board outside City Hall; and faxed to the following organizations: all local media, the Cathedral City Chamber of Commerce, and the Cathedral City public library; all on the 3rd August, 2006.

Daryl Betancur
Certified Municipal Clerk (CMC)
Deputy City Clerk